

MINUTES
COLUMBUS BOARD OF ZONING APPEALS
January 24, 2006
COUNCIL CHAMBERS, 2nd FLOOR, CITY HALL
123 WASHINGTON STREET
COLUMBUS, INDIANA

Members Present: Patricia Zeigler, Chairperson; Mary Ferdon, Vice-chairperson; Karen Dugan, Secretary, Lou Marr and Dave Bonnell

Staff Present: Laura Thayer, Assistant Planning Director; Marcus Hurley, Associate Planner; Tim Coriden, City Attorney; Stephanie Carr and Brian Thompson, Code Enforcement

Patricia Zeigler, Chairperson, opened the meeting with a brief explanation about the Board and its responsibilities.

Proof of advertising for all cases was confirmed. The petitions and staff comments are a permanent record at the Planning Department.

Alan Whitted, Deputy City Attorney, administered the oath to all in attendance that would be speaking.

DOCKET C/DS-05-21: William Ragan

William Ragan is requesting a variance to allow the construction of an accessory structure in an R-6 (Multi-Family Residential) district. The property is located at 418 North Mapleton Drive in the City of Columbus.

Mr. Hurley read the background along with the findings of fact into the record.

A visual presentation was given.

Mr. Ragan stated his name and presented his case.

The meeting was open to the public.

No one spoke for or against the petition.

The meeting was closed to the public.

Karen Dugan made a motion to deny C/DS-05-21 along with the findings of fact as stated, with criteria 3, 4 and 5 not being met.

Lou Marr seconded the motion, which carried unanimously.

DOCKET C/UV-05-04: Roadmaster Driving School

The Roadmaster Driving School is a request by Roadmaster Driving School to allow the expansion of a legally nonconforming use in a 1-3 (Heavy Industrial) district. The property is located at 5820 South 50 West in the City of Columbus.

Mr. Hurley read the background along with the findings of fact into the record.

Kenneth Whittington, on behalf of Roadmaster Driving School stated his name for the record.

Ms. Marr asked the staff why this was not considered a vocational training facility. She stated she did not think the petitioner should have to be here today.

She also said she thought that the Airport Board should come up with a Master Plan for the property.

The meeting was open to the public.

Rick Caldwell spoke in favor of the petition.

The meeting was closed to the public.

Mr. Hurley stated that planning staff had interpreted the use as being nonconforming.

There was a brief discussion with the staff and Mr. Coriden.

Mary Ferdon made a motion to approve **C/UV-05-04** as presented by staff.

Dave Bonnell seconded the motion that carried unanimously.

FINDINGS OF FACT

The following findings of fact were approved unanimously:

C/CU-05-11: Country Critters

C/DS-05-18: Tim Medaris

APPROVAL OF MINUTES

Upon the motion made by Lou Marr and seconded by Karen Dugan, the minutes of the November 22, 2005 meeting were approved unanimously.

Mary Ferdon, Acting Chairperson

Karen Dugan, Secretary